

Douglas at Streamside

DOUGLAS AT STREAMSIDE
DESCRIPTION OF PROPERTY

That part of Tract A, Highland Meadows, a subdivision recorded in Book 271 at Page 144 of the records of the Eagle County, Colorado, Clerk and Recorder, described as follows:

Beginning at a point from which the most Southerly Corner of said Tract A bears S.69 Degrees 20'25"W. 140.75 feet distant; thence along the Easterly Boundary of the Evergreen Parcel the following four (4) courses:

- 1) N.08 Degrees 06'52"W. 25.55 feet
- 2) N.19 Degrees 16'38"W. 27.77 feet
- 3) N.11 Degrees 51'34"W. 20.00 feet
- 4) N.41 Degrees 37'06"E. 79.63 feet

thence departing said Easterly boundary and along the Southerly Boundary of the Roadway and Parking Parcel, N.26 Degrees 38'25"E. 98.60 feet; thence departing said Southerly boundary of the Roadway and Parking Parcel and along the Southerly Boundary of the Common Roadway Parcel the following three (3) courses:

- 1) S.85 Degrees 42'15"E. 143.88 feet
- 2) .82.77 feet along the arc of a curve to the left with a radius of 43.50 feet, the chord of which bears N.39 Degrees 47'10"E. 70.84 feet
- 3) N.75 Degrees 16'35"E. 28.00 feet

thence departing said Southerly boundary N.75 Degrees 16'35"E. 28.50 feet; thence S.52 Degrees 09'30"E. 169.78 feet to a point on the Southerly Boundary of Highland Meadows; thence along said Southerly boundary S.69 Degrees 20'25"W. 489.20 feet to the point of beginning and containing 1.334 acres, more or less.